

VANMAR
ASSOCIATES, INC.

Engineers • Surveyors • Planners

310 South Main Street, P.O. Box 328, Mount Airy, Maryland 21771

(301) 829-2890
(301) 695-0600

(301) 831-5015

(410) 549-2751
Fax (301) 831-5603

July 25, 2022

Mr. John Breeding
Director of Planning and Zoning
Town of Mount Airy
110 South Main Street, P.O. Box 50
Mount Airy, MD 21771

RE: Lot 17 Site Plan S-19-0032
Twin Arch Business Park
Site Plan Extension Request

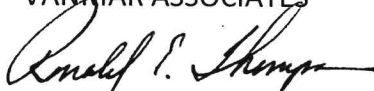
Dear Mr. Breeding:

On behalf of the owners of Lot 17, Twin Arch Business Park, we are requesting the Planning Commission consider and grant a second extension to the Lot 17 Twin Arch Business Park Final Site Plan. The Final Site Plan received final approval when it was signed on August 7, 2020. The Owners of the Lot have been working to initiate construction. They have obtained a Grading Permit from Carroll County and are working to finalize the Building Design for the Building Permit. As we are all aware, over this past year, the construction costs, particularly steel, has been astronomical. The contractor for the Owner is currently estimating the final Building to determine the final structural design of the building. I believe it is in the best interest of the Town and the Lot 17 Owner, for the Planning Commission to provide a one-year extension for the Lot 17 Site Plan approval.

We look forward to approval of this request.

Thank you.

Sincerely
VANMAR ASSOCIATES


Ronald E. Thompson, PE

RECEIVED
JUL 25 2022
BY: Deb

COUNTY COMMISSIONERS OF CARROLL COUNTY
GRADING PERMIT APPLICATION
ENVIRONMENTAL INSPECTION SERVICES DIVISION
225 NORTH CENTER STREET, WESTMINSTER, MD 21157 (410) 386-2712

Call 811 (Miss Utility) before you dig

FOR OFFICE USE ONLY: Permit No. GR- 22 - 0027
City/Town Approval: *[Signature]*
Date: 6-9-22 *[Signature]*

Project Name: Lot 17 Section 4 Twin Arch Business Park
Project Address: 2502 Back Acre Circle
City: Mount Airy State: Maryland Zip Code: 21771
Election District: 13th Tax Map: 75 Block: Parcel: 327
8-digit Property Tax ID No.: 13 - 431976

Owner's Name: Back Acre Circle 2 LLC
Home Phone: Office: 301-370-6282 Mobile:
Address: 10610 Harp Road
City: Walkersville State: Maryland Zip Code: 21793
Email: jcavell.jandjinc@yahoo.com

Contractor's Name: Sanbower Builders
Contact Person: Gary Sanbower Title: President
Office Phone: 301-695-8310 Mobile:
Address: 3039 Ventrie Court, PO Box 29
City: Myersville State: Maryland Zip Code: 21773
Email: gary@sanbowerbuilders.com Green Card No.:

Description of Work: Construct Industrial Lot 17 improvements including
pavement, utilities, stormwater management.

Disturbed Area (Sq. Ft.): 68,554 \$ 205.66

Carroll County File No.: S-19-0032

Do you have your NPDES Permit? YES ☒ NO ☐ Permit No.: MDRCG02RB

MDE Waterway Construction Permit No.:

US Army Corps of Engineers Wetland Permit No.:

Signature: *[Signature]* Date: 5/10/22

RESET FORM

SUBMIT

[Signature] 6-9-22

Janet O'Meara, Bureau Chief
Bureau of Resource Management
410-386-2712
Fax 410-386-2924
Toll-free 1-888-302-8978
www.carrollcountymd.gov



Department of
Land and Resource Management
Carroll County Government
225 North Center Street
Westminster, Maryland 21157
MD Relay Service 7-1-1/1-800-735-2258

Owner / Contractor Affidavit

Grading Permit No.: GR-22-0027 Date: _____

Project Name: Lot 17 Section 4 Twin Arch Business Park

I / We hereby certify that I / we own the property located at 2502 Back Acre Circle
Mount Airy, Maryland, and that Sanbower Builders

has my / our permission to apply for a grading permit for the grading and installation of sediment control at the above project. I / We am / are aware that I / we assume full responsibility for the total project and that I or the Contractor may call for required grading and sediment control inspections.

Note 1: I / We understand it is our responsibility to comply with the approved soil erosion and sediment control plan, as well as Chapter 152 Article III of the Code of Local Laws and Ordinances of Carroll County.

Note 2: I / We, owners of the property upon which grading is to take place, hereby, authorize the Bureau of Resource Management, its officers and employees, to enter upon the premises for the purpose of inspecting the grading and sediment control applied for herewith.

Adam Caroll Back Acre Circle 2 LLC 05/05/2022
Property Owner's Signature and Corporation's Name (if applicable) Date

Address: 10610 Harp Road

City: Walkersville State: Maryland Zip Code: 21793

Witness Signature (Third Party): [Signature]

I certify that I have been contracted to grade the above-named project and consent to having my name listed on the permit as the Contractor. I acknowledge that as Contractor I may call for required inspections.

[Signature] Sanbower Builders, Inc. 05/05/2022
Contractor's Signature and Corporation's Name (if applicable) Date

Address: 13039 Ventrie Court, PO Box 29

City: Myersville State: Maryland Zip Code: 21773

Witness Signature (Third Party): [Signature]

COUNTY COMMISSIONERS OF CARROLL COUNTY
GRADING PERMIT APPLICATION
ENVIRONMENTAL INSPECTION SERVICES DIVISION
225 NORTH CENTER STREET, WESTMINSTER, MD 21157 (410) 386-2712

Call 811 (Miss Utility) before you dig

FOR OFFICE USE ONLY: Permit No.: GR- 22-0027
City/Town Approval: _____
Date: _____

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Project Address: 2502 Back Acre Circle
City: Mount Airy State: Maryland Zip Code: 21771
Election District: 13th Tax Map: 75 Block: _____ Parcel: 327
8-digit Property Tax ID No.: 13 431976
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MDE Waterway Construction Permit No.: _____
US Army Corps of Engineers Wetland Permit No.: _____
Signature: Gary Sanbower Date: 5/10/22

RESET FORM

SUBMIT

The rear stone area is to be covered with blacktop.
I want to make sure that stormwater management is covered
and address prior to approval of this grading only permit.
✓ 5-6-22



INVOICE SUMMARY

Town of Mount Airy
110 South Main Street
P.O. Box 50, Mount Airy, MD 21771
301-829-1424

Date: 6/7/2022
Permit Number #: GR-22-0027
Project Address: 2502 Back Arce Circle, Lot 17

Bill to: Back Acre Circle 2 LLC John Cavell- Owner

Job	Payment Terms
Grading Permit to construct industrial Lot 17 improvements including pavement, utilities, stormwater management.	
Carroll County Environmental Inspection Services Division Fee already paid to Carroll County	\$205.66
Zoning (half of the Carroll County fee, Min of \$15.00)	\$102.83
Capital Improvement	
Site Inspection	
Sidewalk, Curb, and Gutter Inspections	
Water Sewer Connection Inspection	
Water and Sewer Permit Fees- (includes 1 edu) -	
Additional EDU charges: \$4,900.00 per EDU (4 extra EDU)	
Permit Revision Fee	
Driveway Permit	
PAYMENT IS REQUIRED PRIOR TO TOWN AUTHORIZATION FOR PERMIT RELEASE	
Total Due	\$102.83

4045

Check 4698

Make all checks payable to Town Of Mount Airy
Thank you !

PO Box 50, Mount Airy, MD 21771

PAID

JUN 28 2022

TOWN OF MT AIRY